



46 - 48 London Road | | Carlisle | CA1 2EL

Auction Guide £150,000



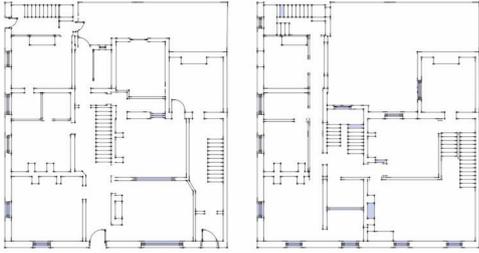
david britton
ESTATES



Proposed Ground Floor Plan

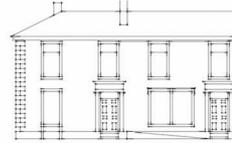
Proposed First Floor Plan

DESIGN allison	Project Name	Client	Scale	Year
	Conversion to Rate 64-68 London Road Carlisle	DMG	PL	2024

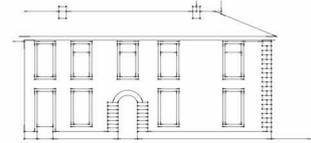


Existing Ground Floor Plan

Existing First Floor Plan



Existing Front Elevation London Road



Existing Side Elevation London Road



Proposed Front Elevation London Road



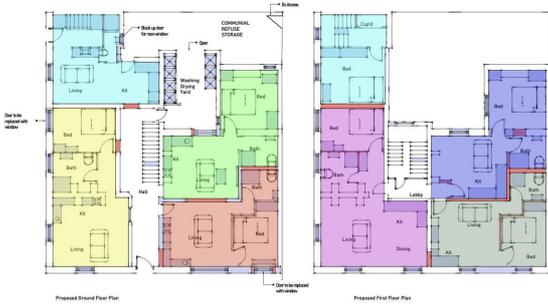
Proposed Side Elevation

DESIGN allison	Project Name	Client	Scale	Year
	Conversion to Rate 64-68 London Road Carlisle	DMG	PL	2024

DESIGN allison	Project Name	Client	Scale	Year
	Conversion to Rate 64-68 London Road Carlisle	DMG	PL	2024



Floor plans



	By	Client	Date	Scale
	Proposed Ground Floor Plan	Conversion to B141 40-42 London Road Carlisle	12/11	1:100
			Drawn	Check
			PL	A

COUNCIL TAX BAND -

DISCLAIMER

These particulars, whilst believed to be accurate are set out as a general guideline and do not constitute any part of an offer or contract. Intending Purchasers should not rely on them as statements of representation of fact but must satisfy themselves by inspection or otherwise as to their accuracy. The services, systems, and appliances shown may not have been tested and has no guarantee as to their operability or efficiency can be given. All floor plans are created as a guide to the lay out of the property and should not be considered as a true depiction of any property and constitutes no part of a legal contract.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		



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